

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**PLANNING COMMISSION MEETING OF: DECEMBER 3, 2009**

**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: M. MARGO WHEELER**

☐ Consent ☒ Discussion

**SUBJECT:**

**VAR-36431 - VARIANCE - PUBLIC HEARING - APPLICANT: CITY OF LAS VEGAS - OWNER: SUN CITY SUMMERLIN HOMEOWNERS ASSOCIATION** - Request for a VARIANCE TO ALLOW 16 PARKING SPACES WHERE 26 ARE REQUIRED FOR A PROPOSED 7,600 SQUARE-FOOT FIRE STATION on a portion of a 12.26 acre site adjacent to the northeast corner of Del Webb Boulevard and Sundial Drive (APN 138-17-310-001), P-C (Planned Community) Zone, Ward 4 (Anthony)

**C.C.: 01/06/2010**

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**8**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**79**

**City Council Meeting**

**0**

**RECOMMENDATION:**

**APPROVAL**

**BACKUP DOCUMENTATION:**

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Photos
5. Justification Letter
6. Protest/Support Postcards and Support Phone Log
7. Submitted after Final Agenda – Protest/Support Postcards

Motion made by GUS FLANGAS to Approve subject to conditions

Passed For: 7; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 0

KEEN ELLSWORTH, VICKI QUINN, BYRON GOYNES, GLENN TROWBRIDGE, RICHARD TRUESDELL, STEVEN EVANS, GUS FLANGAS; (Against-None); (Abstain-None); (Did Not Vote-None); (Excused-None)

Minutes:

CHAIR TROWBRIDGE declared the Public Hearing open.

DOUG RANKIN, Planning and Development, stated that the variance represents a 39 percent deviation from standards; however, staff supports the variance as the parking provided is adequate to meet the minimum staff levels for the fire station, as well as the limited number of visitors expected at the site. Staff recommended approval.

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SAM TOLEMAN, Architectural Project Manager, City of Las Vegas, appeared and concurred with the conditions.

DAVID STEINNAN, Vice President of Sun City Summerlin Community Association, was present and stated that the association's Architectural Design Review Committee supports the request.

CHAIR TROWBRIDGE clarified for TODD FARLOW that the fire station will eventually be built.

COMMISSIONER ELLSWORTH expressed concern about the siren's noise. MR. STEINMAN explained that there are procedures in place prohibiting the siren and lights to run, depending on the time of day and the traffic. It will not be an issue for the community.

ASSISTANT CITY ATTORNEY BRYAN SCOTT clarified that that is a similar agreement that Fire Station 10 has where they do not run the lights through a major street.

CHAIR TROWBRIDGE declared the Public Hearing closed.

